



April 19, 2002

The Honorable Steve Peace, Chair
Joint Legislative Budget Committee
State Capitol, Room 3060
Sacramento, CA 95814

Dear Senator Peace:

As required by Government Code Section 8878.61, this report provides expenditure information for activities being carried out pursuant to the Earthquake Safety and Public Buildings Rehabilitation Bond Act of 1990 for state-owned buildings. The Bond Act requires that:

“The Director of General Services shall provide to the Joint Legislative Budget Committee and the chairpersons of the fiscal committees in each house of the Legislature a listing of expenditures for activities pursuant to this article by January 10 of each year. This information shall be submitted either in the Governor’s Budget documents or a separate report.”

If you need further information or assistance on this matter, please contact Joel McDonald, Chief, Seismic and Special Programs Section, Professional Services Branch, Real Estate Services Division, Department of General Services, at (916) 375-4884.

Very truly yours,

Barry D. Keene, Director
Department of General Services

BDK:JM:bjs

Attachments

cc: See attached Distribution List #5
Deborah Hysen, Deputy Director, Real Estate Services Division,
Department of General Services
Jack Barr, Chief, Professional Services Branch, Real Estate Services Division,
Department of General Services
Joel McDonald, Chief, Seismic & Special Programs Section, Professional Services
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Office of the Governor
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Happy Chastain, Deputy Secretary-Legislation
State and Consumer Services Agency
915 Capitol Mall, Room 200, C-14
Sacramento, CA 95814
(1 copy)

Fred Klass, Program Budget Manager
Department of Finance
915 L Street, A-15
Sacramento, CA 95814
(1 copy)

Karen L. Neuwald, Assistant Director-Legislation
Department of General Services
707 Third Street, 8th Floor, Z-1
West Sacramento, CA 95605
(1 copy)

Cec Wallin, Budget and Planning Officer
Office of Fiscal Services
707 Third Street, 9th Floor, Z-1
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Originating Office

State-Owned Buildings

Bond Act Expenditures

*Earthquake Safety and Public Rehabilitation Bond Act of 1990
Status Report • December 2001*



State-Owned Buildings

Bond Act Expenditures

Status Report December 2001

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STATE-OWNED BUILDINGS STATUS REPORT

The Department of General Services, (DGS), is issuing this report to the Legislature in response to the requirements outlined in Government Code Section 8878.61.

BACKGROUND

In June 1990 the voters of California passed the Earthquake Safety and Public Buildings Rehabilitation Bond Act of 1990 (Bond Act), which provided \$300,000,000 in general obligation bonds for the seismic retrofit or replacement of buildings owned by the state and local governments. Bond Act language designated the DGS as the primary administering agency. Of this amount, \$250,000,000 was designated for state buildings and \$50,000,000 was for a grant program to assist local governments retrofit essential services buildings. A summary of programs and projects currently funded or allocated for state-owned buildings is as follows:

State-Owned Buildings:

- State-Owned Buildings Program-Support – Government Code Section 8878.50, (Proposition 122, Chapter 23, Statutes of 1990)
- Seismic Safety Commission (SSC) Research – Government Code Section 8878.50, (Proposition 122, Chapter 23, Statutes of 1990)
- Seismic Retrofit Guidelines and Standards – Government Code Section 8894, (SB 597, Chapter 13.5, Statutes of 1992)
- California Science Center (formerly California Museum of Science and Industry – CMSI), Los Angeles, Food and Agricultural Code 4104 and 4106 (AB 1927, Chapter 757, Statutes of 1992)
- Bay Area Facilities Study – San Francisco and Oakland (AB 4333, Chapter 1339, Statutes of 1990)

STATE-OWNED BUILDINGS STATUS REPORT

STATUS OF STATE PROJECTS FUNDED BY THE BOND ACT

The Bond Act requires the DGS to determine the seismic safety of all state-owned buildings except for the University of California and the California State University buildings. Surveys for approximately 9,000 of the over 16,000 state buildings were received from departments. These surveys were filtered through a five-step process to determine the buildings which were the most seismically deficient and had the greatest population. The initial report outlining these findings was released in April 1994 to the State Legislature, and amended in October 1994. The DGS has continuously been underway with the implementation to retrofit these and other buildings that have been added to the initial list utilizing the same methodology as recommended in the report and approved by the Legislature. These retrofit projects are currently utilizing \$215 million of the \$250 million allocated for state buildings. To date, 64 projects have benefited from these funds with 28 completed, 11 under construction, three reverted, and the remainder in design. There were six others which have had studies completed.

Seismic Safety Commission (SSC) – Research (SB 1250)

This work is being managed by the SSC utilizing the \$3 million dollars as prescribed in the legislation.

Seismic Retrofit Guidelines and Standards (SB 597)

Funds were appropriated for the DGS in February 1993 out of the Bond Fund to develop seismic retrofit guidelines and standards for all buildings enclosing more than 20,000 square feet of floor area with concrete or reinforced masonry column or wall construction, as required by SB 597. The DGS has completed the work of coordinating the commissions, boards and private business enterprises as designated by SB 597. These were submitted to the California Building Standards Commission (CBSC) in 1999 and are still under consideration. AB 3313 also required the DGS to develop guidelines and standards for the seismic retrofit of all state buildings, including the University of California (UC) and the California State University (CSU) buildings. These standards for all state buildings were adopted by the CBSC in 1997 and have been incorporated into the current building codes.

California Science Center (formerly California Museum of Science and Industry – CMSI), Los Angeles (AB 1927)

The appropriation provided funding for seismic retrofit and/or replacement of the Armory and Ahmanson buildings at this site. The 1994-95 Budget Act limited seismic bond fund appropriation to \$16.4 million. This project was completed in early 1998.

**STATE-OWNED BUILDINGS
STATUS REPORT**

Bay Area Facilities Study – San Francisco and Oakland

This encompasses all of the activities for the analysis and subsequent expenditures totaling \$7.313 million to proceed into design/build contracts for the San Francisco Project (350 McAllister Street and 455 Golden Gate Avenue), and the Elihu M. Harris State Office Building in Oakland. The remaining funding for these projects was provided through lease/revenue bonds.

TOTALS

Beginning Fund Balance (State Owned Buildings)		*\$250,000,000
State Owned Buildings Program – Support (SB 1250)		(7,112,000)
Seismic Safety Commission (SB 1250)		(3,200,000)
Seismic Guideline & Standards (SB 597)		(320,000)
California Museum of Science & Industry (AB 1927)		(16,400,000)
Bay Area Studies (AB 4333)		(7,313,000)
Balance Available for Projects		\$215,655,000
Total Appropriations (95/96 thru 01/02)	\$373,153,930	
Reversions (95/96 thru 01/02)	(187,073,028)	
Projects cancelled, reprioritized, bid saving and FEMA reimbursements of \$22,458,000 utilized on projects to date		
	\$186,080,902	
Fund Transfer on Two Projects	6,356,000	
	\$192,436,902	
Allocation to Date		(192,436,902)
Fund Reserve		\$ 23,218,098

***Footnote: All figures in ()'s are deductions**

**STATE-OWNED BUILDINGS
STATUS REPORT**

PROJECT		STATUS
1	EMPLOYMENT DEVELOPMENT DEPARTMENT 800 Capitol Mall Sacramento, CA 95814 County: Sacramento Use: Office Dept: DGS DSA #3 Budget Amount: \$10,356,000 Project Amount: \$8,831,630	Project completed.
2	LIBRARY & COURTS BUILDING 914 Capitol Mall Sacramento, CA 95814 County: Sacramento Use: Office Dept: DGS DSA #17 Budget Amount: \$23,350,000 Project Amount: \$18,789,144	Project completed.
3	JESSE UNRUH OFFICE BUILDING 914 Capitol Mall Sacramento, CA 95814 County: Sacramento Use: Office Dept: DGS DSA #18 Budget Amount: \$21,217,000 Project Amount: \$11,328,600	Project completed.
4	JUNIPERO SERRA STATE OFFICE BUILDING (MICROWAVE TOWERS) 107 South Broadway Los Angeles, CA 90012 County: Los Angeles Use: Office Dept: DGS DSA #22 Budget Amount: \$12,300,000 Project Amount: \$12,300,000	Project consists of 16 new sites. Project 95% complete.
5	SANTA ANA STATE OFFICE BUILDING 28 Civic Center Plaza Santa Ana, CA 92701 County: Orange Use: Office Dept: DGS DSA #24 Budget Amount: \$11,550,000 Project Amount: \$11,550,000	Construction 70% complete.
6	LEGISLATIVE OFFICE BUILDING 1020 N Street Sacramento, CA 95814 County: Sacramento Use: Office Dept: JRC DSA #47 Budget Amount: \$1,621,000 Project Amount: \$1,621,000	Not funded.
7	LEGISLATIVE OFFICE ANNEX 1021 O Street Sacramento, CA 95814 County: Sacramento Use: Office Dept: JRC DSA #48 Budget Amount: \$2,178,000 Project Amount: \$2,295,832	Building demolished.

Note: Budget Amount: Authorized funding to date.
 Project Amount: Forecasted or actual project amount.

**STATE-OWNED BUILDINGS
STATUS REPORT**

PROJECT			STATUS
8	BUILDING N (RESIDENCE HALL) 3102 East Highland Avenue Patton, CA 92369 Use: Residence Budget Amount: \$549,500	County: San Bernardino Dept: DMH DSA #234 Project Amount: \$17,941,000	Seismic evaluation completed. Preliminary plans in progress.
9	ANNEX BUILDING 1215 O Street Sacramento, CA 95814 Use: Office Budget Amount: \$252,000	County: Sacramento Dept: DFA DSA #305 Project Amount: \$192,100	Project completed.
10	WING L 23500 Kasson Road Tracy, CA 95376 Use: Residence Budget Amount: \$1,762,000	County: San Joaquin Dept: CDC DSA #872 Project Amount: \$1,762,000	Construction in progress.
11	KITCHEN DINING HALL (WING R) 23500 Kasson Road Tracy, CA 95376 Use: Other Budget Amount:	County: San Joaquin Dept: CDC DSA #876 Project Amount:	Combined with Wing L.
12	ADMINISTRATION BUILDING 101 5 th and Western Avenue Norco, CA 91760 Use: Office Budget Amount: \$19,994,000	County: Riverside Dept: CDC DSA #902 Project Amount: \$19,994,000	Project bidding. Construction to commence 03/01/02.
13	LIBRARY (MAIN, 2 WINGS) 11400 South Norwalk Boulevard Norwalk, CA 90650 Use: Assembly Budget Amount: \$50,000	County: Los Angeles Dept: DMH DSA #3050 Project Amount: \$2,000,000	Study underway to replace building.
14	WARD D-1516 2501 Harbor Boulevard Costa Mesa, CA 92626 Use: Emergency Budget Amount: \$4,568,000	County: Orange Dept: DDS DSA #3275 Project Amount: \$4,568,000	Project includes WARD E-3014 and WARD F-1112. Construction 80% completed.

Note: Budget Amount: Authorized funding.
Project Amount: Forecasted or actual project amount.

**STATE-OWNED BUILDINGS
STATUS REPORT**

PROJECT		STATUS
15	<p>WARD E-3014 2501 Harbor Boulevard Costa Mesa, CA 92626 Use: Emergency Budget Amount:</p> <p>County: Orange Dept: DDS DSA #3276 Project Amount:</p>	See WARD D-1516.
16	<p>WARD F-1112 2501 Harbor Boulevard Costa Mesa, CA 92626 Use: Emergency Budget Amount:</p> <p>County: Orange Dept: DDS DSA #3277 Project Amount:</p>	See WARD D-1516.
17	<p>MAIN KITCHEN B-1 3530 West Pomona Boulevard Pomona, CA 91768 Use: Assembly Budget Amount: \$1,842,000</p> <p>County: Los Angeles Dept: DDS DSA #3295 Project Amount: \$1,227,628</p>	Project completed.
18	<p>RECREATION/DINING HALL Highway 29 & California Boulevard Yountville, CA 94599 Use: Office Budget Amount: \$2,168,000</p> <p>County: Napa Dept: DVA DSA #3551 Project Amount: \$2,168,000</p>	Working drawings 90% complete.
19	<p>KITCHEN/DINING ROOM 201 Waterman Road Ione, CA 95640 Use: Other Budget Amount: \$2,050,000</p> <p>County: Amador Dept: CYA DSA #3755 Project Amount: \$1,929,343</p>	Project completed.
20	<p>WARD B 2100 Napa – Vallejo Highway Napa, CA 94558 Use: Emergency Budget Amount: \$1,944,000</p> <p>County: Napa Dept: DMH DSA #3921 Project Amount: \$1,698,700</p>	Project completed.
21	<p>MCGRATH SCHOOL 2100 Napa – Vallejo Highway Napa, CA 94558 Use: Classroom Budget Amount: \$1,118,000</p> <p>County: Napa Dept: DMH DSA #3963 Project Amount: \$1,118,000</p>	Project completed.

Note: Budget Amount: Authorized funding.
Project Amount: Forecasted or actual project amount.

**STATE-OWNED BUILDINGS
STATUS REPORT**

PROJECT			STATUS
22	NORTH BLOCK BUILDING 100 Main Street San Quentin, CA 94964 Use: Residence Budget Amount: \$4,170,000	County: Marin Dept: CDC DSA #4152 Project Amount: \$4,170,000	Project completed.
23	HOSPITAL NEUMILLER 100 Main Street San Quentin, CA 94964 Use: Emergency Budget Amount: \$6,623,000	County: Marin Dept: CDC DSA #4211 Project Amount: \$6,623,000	Working drawings completed. Placed on hold pending determination of new CTC.
24	EDUCATION G VOCATIONAL Highway 202 at Cummings Valley Tehachapi, CA 93561 Use: Classroom Budget Amount: \$896,000	County: Kern Dept: CDC DSA #4337 Project Amount: \$822,900	Project completed.
25	J KITCHEN LAUNDRY Highway 202 at Cummings Valley Tehachapi, CA 93561 Use: Kit, Maint, Lab Budget Amount: \$815,000	County: Kern Dept: CDC DSA #4339 Project Amount: \$757,100	Project completed.
26	VAN WESTON HALL Highway 202 at Cummings Valley Tehachapi, CA 93561 Use: Classroom Budget Amount: \$1,653,000	County: Kern Dept: CDC DSA #4348 Project Amount: \$1,653,000	Project completed.
27	INMATE HOUSING 1 Prison Road Represa, CA 95671 Use: Residence Budget Amount: \$7,172,000	County: Sacramento Dept: CDC DSA #4381 Project Amount: \$7,172,000	Project completed.
28	INMATE HOUSING 5 Prison Road Represa, CA 95671 Use: Classroom Budget Amount: \$3,599,000	County: Sacramento Dept: CDC DSA #4385 Project Amount: \$3,599,000	Project completed.

Note: Budget Amount: Authorized funding.
Project Amount: Forecasted or actual project amount.

**STATE-OWNED BUILDINGS
STATUS REPORT**

PROJECT		STATUS
29	DINING ROOM 2 BUILDING 6 Prison Road Represa, CA 95671 Use: Dining Budget Amount: \$1,948,000 County: Sacramento Dept: CDC DSA #4386 Project Amount: \$1,948,000	Project completed.
30	DINING ROOM 1 BUILDING 15 Prison Road Represa, CA 95671 Use: Dining Budget Amount: \$1,576,000 County: Sacramento Dept: CDC DSA #4395 Project Amount: \$1,576,000	Project completed.
31	PETALUMA ADOBE Sonoma Historic Courtyard Petaluma, CA 94952 Use: Assembly Budget Amount: \$1,608,000 County: Sonoma Dept: DPR DSA #10333 Project Amount: \$1,406,600	Project completed.
32	WING V (EDUCATION) 5 Miles North of Soledad on Highway 101 Soledad, CA 93960 Use: Classroom Budget Amount: \$2,367,000 County: Monterey Dept: CDC DSA #10819 Project Amount: \$2,367,000	Construction 75% complete.
33	MEADOWVIEW ARMORY 3250 Meadowview Road Sacramento, CA 95832 Use: Assembly Budget Amount: \$1,476,000 County: Sacramento Dept: MIL DSA #11169 Project Amount: \$1,476,000	Project completed.
34	VENTURA ARMORY 1270 Arundell Avenue Ventura, CA 93003 Use: Assembly Budget Amount: \$1,979,000 County: Ventura Dept: MIL DSA #11178 Project Amount: \$1,979,000	Construction 95% complete.
35	SANTA BARBARA ARMORY 700 East Canon Perdido Street Santa Barbara, CA 93103 Use: Assembly Budget Amount: \$5,500,000 County: Santa Barbara Dept: MIL DSA #11270 Project Amount: \$2,721,000	Project completed.

Note: Budget Amount: Authorized funding.
 Project Amount: Forecasted or actual project amount.

**STATE-OWNED BUILDINGS
STATUS REPORT**

PROJECT		STATUS
36	BUILDING P-1 3044 Horace Street Riverside, CA 92506 Use: Classroom Budget Amount: \$2,980,000 County: Riverside Dept: DOE DSA #12796 Project Amount: \$2,233,100	Project completed.
37	SECOND STREET PARKING GARAGE 107 South Broadway Los Angeles, CA 90012 Use: Garage, Park Budget Amount: \$1,254,979 County: Los Angeles Dept: DGS DSA #220002 Project Amount: \$1,254,979	Building demolished.
38	RECEIVING & TREATMENT BUILDING 1 (HOSP) 11400 South Norwalk Boulevard Norwalk, CA 90650 Use: Emergency Budget Amount: \$6,356,000 County: Los Angeles Dept: DMH DSA #302501 Project Amount: \$6,356,000	Construction 20% complete.
39	CT WEST A-E 11400 South Norwalk Boulevard Norwalk, CA 90650 Use: Hospital Budget Amount: \$13,509,000 County: Los Angeles Dept: DMH DSA #304301-05 Project Amount: \$10,512,500	Project completed.
40	CT EAST A-E 11400 South Norwalk Boulevard Norwalk, CA 90650 Use: Hospital Budget Amount: \$13,480,000 County: Los Angeles Dept: DMH DSA #304401-05 Project Amount: \$10,483,500	Project completed.
41	SOUTH BLOCK 100 Main Street San Quentin, CA 94964 Use: Residence Budget Amount: \$9,194,000 County: Marin Dept: CDC DSA #421301,02 Project Amount: \$6,308,000	Project completed.
42	WEST BLOCK 100 Main Street San Quentin, CA 94964 Use: Residence Budget Amount: \$5,786,000 County: Marin Dept: CDC DSA #421501,02 Project Amount: \$4,154,000	Project completed.

Note: Budget Amount: Authorized funding.
 Project Amount: Forecasted or actual project amount.

**STATE-OWNED BUILDINGS
STATUS REPORT**

PROJECT		STATUS
43	EAST BLOCK 100 Main Street San Quentin, CA 94964 Use: Residence Budget Amount: \$4,090,500 County: Marin Dept: CDC DSA #421601,05 Project Amount: \$4,090,500	Project completed.
44	CENTRAL GUIDANCE CENTER A-E 14901 South Central Street Chino, CA 91710 Use: Residence Budget Amount: \$3,914,000 County: San Bernardino Dept: CDC DSA #406201-05 Project Amount: \$3,914,000	Construction 50% complete.
45	OFFICERS & GUARDS Prison Road Represa, CA 95671 Use: Office Budget Amount: \$4,608,000 County: Sacramento Dept: CDC DSA #4406 Project Amount: \$4,608,000	Construction 70% complete.
46	MEDIA CTR, GYM, ADULT ED 15000 Arnold Drive Eldridge, CA 95431 Use: Office Budget Amount: \$74,000 County: Sonoma Dept: DDS DSA #347601-03 Project Amount:	Project cancelled.
47	HOSPITAL B-50 3530 West Pomona Boulevard Pomona, CA 91768 Use: Hospital Budget Amount: \$172,500 County: Los Angeles Dept: DDS DSA #332501-07 Project Amount: \$172,500	Seismic evaluation completed. Retrofit study 10% complete
48	ADMINISTRATION BUILDING Highway 29 & California Boulevard Yountville, CA 94599 Use: Office Budget Amount: \$4,298,644 County: Napa Dept: DVA DSA #3552 Project Amount: \$4,298,644	Project completed.
49	BUILDINGS B, D, Q, L Highway 1 San Luis Obispo, CA 93409 Use: Residence Budget Amount: \$6,793,000 County: San Luis Obispo Dept: CDC DSA #10990, 10991, 10998, 10977 Project Amount: \$6,793,000	Working drawings 95% complete.

Note: Budget Amount: Authorized funding.
Project Amount: Forecasted or actual project amount.

**STATE-OWNED BUILDINGS
STATUS REPORT**

PROJECT		STATUS
50	KITCHEN AND DINING 100 Main Street San Quentin, CA 94964 Use: Kitchen/Dining County: Marin Dept: CDC DSA #4212, 13004, 13005 Budget Amount: \$4,655,000 Project Amount: \$4,655,000	Working drawings 50% complete.
51	KITCHEN/DINING 10333 El Camino Real Atascadero, CA 93422-5808 Use: Kitchen/Dining County: San Luis Obispo Dept: DMH DSA #20861, 37715, 37717, 37723 Budget Amount: \$1,244,000 Project Amount: \$1,244,000	Working drawings 95% complete.
52	BUILDING 199, UNIT 2 (Q MIDDLE) 2100 Napa Vallejo Highway Napa, CA 94558-6293 Use: Kitchen/Dining County: Napa Dept: DMH DSA #393902 Budget Amount: \$2,653,000 Project Amount: \$2,653,000	Working drawings 30% complete.
53	PORTER ADMINISTRATION BUILDING 15000 Arnold Drive Eldridge, CA 95431 Use: Office County: Sonoma Dept: DDS DSA #3469 Budget Amount: \$2,490,000 Project Amount: \$2,490,000	Working drawings 15% complete.
54	ADMINISTRATION BUILDING Highway 29 & California Boulevard Yountville, CA 94599 Use: Office County: Napa Dept: DVA DSA #3552 Budget Amount: \$ Project Amount: \$	Project reverted due to risk level change.
55	WING Q 5 Miles North of Soledad on Highway 101 Soledad, CA 93960 Use: Clinic County: Monterey Dept: CDC DSA #10814 Budget Amount: \$2,581,000 Project Amount: \$2,581,000	Preliminary plans 75% complete.

Note: Budget Amount: Authorized funding.
 Project Amount: Forecasted or actual project amount.

**STATE-OWNED BUILDINGS
STATUS REPORT**

PROJECT		STATUS
56	LAUNDRY BUILDING 11400 Norwalk Boulevard Norwalk, CA 90650 Use: Laundry Budget Amount: \$1,527,000 County: Los Angeles Dept: DMH DSA #3015 Project Amount: \$1,527,000	Working drawings 10% complete.
57	MAIN KITCHEN 11400 Norwalk Boulevard Norwalk, CA 90650 Use: Kitchen Budget Amount: \$3,961,000 County: Los Angeles Dept: DMH DSA #3026 Project Amount: \$3,961,000	Project on hold pending outcome of new food service proposal.
58	HOSPITAL BUILDING B 23500 Kasson Road Tracy, CA 95376 Use: Hospital Budget Amount: \$877,000 County: San Joaquin Dept: CDC DSA #865 Project Amount: \$2,061,000	Preliminary plans 30% complete.
59	BUILDING "A" ADMINISTRATION Highway 1 San Luis Obispo, CA 93409 Use: Office Budget Amount: \$961,000 County: San Luis Obispo Dept: CDC DSA #10972 Project Amount: \$3,083,000	Preliminary plans 25% complete.
60	DORMS E1, E2, E3, E4 24900 Highway 202 Tehachapi, CA 93561 Use: Residence Budget Amount: \$1,513,000 County: Kern Dept: CDC DSA #4329-32 Project Amount: \$2,852,000	Preliminary plans 75% complete.
61	BUILDING THIRTY 3102 East Highland Avenue Patton, CA 92369 Use: Residence Budget Amount: \$336,000 County: San Bernardino Dept: DMH DSA #236001-05 Project Amount: \$7,559,000	Study 15% complete.
62	BUILDING SEVENTY 3102 East Highland Avenue Patton, CA 92369 Use: Residence Budget Amount: \$336,000 County: San Bernardino Dept: DMH DSA #237001-05 Project Amount: \$7,559,000	Study 15% complete.

Note: Budget Amount: Authorized funding to date.
Project Amount: Forecasted or actual project amount.

**STATE-OWNED BUILDINGS
STATUS REPORT**

PROJECT		STATUS
63	<p>SOUTH DORMITORY C, D, E 5 Miles North of Soledad on Highway 101 Soledad, CA 93960 Use: Residence Budget Amount: \$221,000</p> <p>County: Monterey Dept: CDC DSA #10853 Project Amount: \$2,292,000</p>	Study 10% complete.
64	<p>FRESNO STATE OFFICE BUILDING 2550 Mariposa Mall Fresno, CA 93721 Use: Office Budget Amount: \$301,000</p> <p>County: Fresno Dept: DGS DSA #28 Project Amount: \$2,246,000</p>	Seismic evaluation 50% complete.

Note: Budget Amount: Authorized funding.
 Project Amount: Forecasted or actual project amount.